

MEMBERS PRESENT: LEONARD KRAWCHECK, SANDRA CAMPBELL, MICHAEL ROBINSON,  
WALTER SMALS, MARGARET SMITH, JOHN LESTER, SAM ALTMAN  
STAFF PRESENT: LEE BATCHELDER, PENNYE ASHBY  
CLERK: TECHINA JACQUES

AGENDA

BOARD OF ZONING APPEALS-ZONING

JANUARY 20, 2015 5:18 P.M. 75 CALHOUN STREET  
6:19 P.M.

A. Deferred applications from previously advertised BZA-Z agendas. For information call 724-3781.

1. No Deferred Applications.

New Applications:

1. 702 ARCADIAN WAY (AVONDALE) (418-15-00-039) APP. NO. 151-20-B1

Request an appeal to the Zoning Administrator's decision on the calculation of the average lot frontage requirement.  
Zoned SR-1.  
Owner-Gary Lemel/Applicants-Dr. Bert Blackwell, Mr. Mike Farrell via Samia Hanafi Nettles, Esq.

APPROVED 0 WITHDRAWN 0  
DISAPPROVED XX DEFERRED 0

MOTION: Disapproval.

MADE BY: M.Robinson SECOND: J.Lester VOTE: FOR 7 AGAINST 0

2. 50 CHAPEL ST. (MAZYCK/WRAGGBOROUGH) APP. NO. 151-20-B2  
(459-13-01-064)

Request special exception under Sec. 54-110 to allow the vertical extension of a non-conforming building footprint by raising the existing house 16 inches and constructing a second floor addition.  
Zoned DR-1F.  
Owner-Kevin Fitzgerald/Applicant-Chris Bonner

APPROVED XX WITHDRAWN 0  
DISAPPROVED 0 DEFERRED 0

MOTION: Approval.

MADE BY: S.Altman SECOND: M.Robinson VOTE: FOR 7 AGAINST 0

3. 2115 ASHEPOO LN. (SILVER HILL/MAGNOLIA) APP. NO. 151-20-B3  
(464-10-00-045)

Request special exception under Sec. 54-110 to allow an addition (stairs and porch) that extends a non-conforming 0.3-ft.west side setback and non-conforming 1.7-ft. front setback (9-ft. and 25-ft. required).  
Request variance from Sec. 54-301 to allow a 2-story porch addition/stairs/landing with a 46%lot occupancy (Limit is 35%).  
Request use variance from Sec. 54-203 to allow 2 electrical meters for a SR-1 (Single-Family Residential) zoned property.  
Owners-Tom & Cindy Zingerella/Applicant-Crosby Creations

APPROVED XX WITHDRAWN 0  
DISAPPROVED XX DEFERRED 0

MOTION: Approval of stairs/porch addition and lot occupancy.  
MOTION: Disapproval of two electric meters.

MADE BY: S.Campbell SECOND: W.Smalls VOTE: FOR 7 AGAINST 0

4. 68 ½ SOUTH ST. (EASTSIDE) (459-09-03-050) APP. NO. 151-20-B4

Request special exception under Sec. 54-501 to allow construction of a single-family residence on a lot of insufficient size (Lot area,849sf; 2,500sf required).  
Request variance from Sec. 54-301 to allow construction of a single-family residence with a 3-ft. west side setback, a 6-ft. total side setback and 61% lot occupancy (Ordinance requires 7-ft., 10-ft and 50% limit).  
Request variance from Sec. 54-317 to allow construction of a single-family residence without required parking spaces (2 spaces required).  
Zoned DR-2F.

Owner-Hamilton Morrison/Applicant-Byers Design Group

APPROVED	XX	WITHDRAWN	0
DISAPPROVED	0	DEFERRED	0

MOTION: Approval.

MADE BY: L.Krawcheck SECOND: S.Campbell VOTE: FOR 7 AGAINST 0

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5. 37 SOUTH ST. (EASTSIDE) (459-09-03-082) APP. NO. 151-20-B5

Request variance from Sec. 54-301 to allow construction of a duplex (2 single-family residences with 1,415sf of lot area per dwelling unit (2,000sf required).  
Request variance from Sec. 54-317 to allow construction of a duplex (2 single-family residences with 2-off street parking spaces (4 spaces required).  
Zoned DR-2F.

Owner/Applicant-Luke Morrison

APPROVED	XX	WITHDRAWN	0
DISAPPROVED	0	DEFERRED	0

MOTION: Approval.

MADE BY: M.Robinson SECOND: M.Smith VOTE: FOR 6 AGAINST 0  
\*L.Krawcheck recused.

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In accordance with the American with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.